



TOWN OF WEBSTER
350 MAIN STREET
WEBSTER, MASSACHUSETTS 01570
(508) 949-3800 ext 1002
planning@webster-ma.gov
www.webster-ma.gov

PLANNING BOARD

FORM A
APPLICATION FOR ENDORSEMENT OF PLAN
BELIVED NOT TO REQUIRE APPROVAL (ANR)

DATE: June 19, 2019

Karen Quaiel, Robert H. Morse, Nicholas Russo, Henry J Ceppetelli and Charles H. Ceppetelli trustees of Sutton Estates Nominee Trust.

1. OWNER OF RECORD:

Full Address: 5 Henry Joseph Drive, Webster, MA 01570

Phone: 774-696-0621

Email: _____

Deed recorded in the Worcester District Registry of Deeds:

Book: 56702
16395

Page: 225
263

ASSESSORS ID: 101-A-1, 101-A-4, 101-A-4-4

2. NAME OF APPLICANT: Charles Ceppetelli

Full Address: 5 Henry Joseph Drive, Webster, MA 01570

Phone: 774-696-0621

Email: hjceppetelli@verizon.net

3. ENGINEER / LAND SURVEYOR: Guerriere & Halnon, Inc

Full Address: 1029 Providence Road, Whitinsville, MA 01588

Phone: 508-234-6834

Email: rtubman@gandhengineering.com

4. NAME OF AGENT / CONTACT PERSON: Ronald Tubman, PLS

Full Address: 1029 Providence Road, Whitinsville

Phone: 508-234-6834

Email: rtubman@gandhengineering.com

5. LOCATION OF LAND: on the SE end side of Henry Jospeh Drive
North side (N/S/E/W) Fort Hill Road
1300' (Street where property has frontage)
550' NE Camile Road
feet NW of Sutton Road
(# of feet) (N/S/E/W) Nearest adjacent street

Total Acreage 33.75 Zoning District(s) including overlay districts ASFR (Agricultural single family residence)

6. Has the Zoning Board of Appeals, Planning Board or Board of Selectmen granted any variance, exception, or special permit concerning this property? Yes _____ No xxx

If yes, please explain / list including dates: _____

- 7. FRONTAGE:** The division of land shown on the accompanying plan is not a subdivision.
Every lot shown on said plan has the required amount of frontage in accordance with the Town Webster's Subdivisions Rules and Regulations and is on a public / private way, namely

Henry Joseph Road & Fort Hill Road
which qualifies a lot for frontage under the Subdivision Control Law.

- 8. AFFIDAVIT** by Engineer / Land Surveyor who stamped / signed the plan that all items requires are shown (attached attested document)

9. REQUIRED SIGNATURES

- Please Note: Both required signatures 9A and 9B must be obtained prior to submission to the Town Clerk.
- Required signatures are the responsibility of the Applicant.
- Failure to obtain all required signatures may cause a delay in processing.

A. REQUIRED SIGNATURE(S): APPLICANT AND/OR OWNER

Both Applicant and at least one Property Owner signature must be submitted.



Applicant's Signature  Date: 6-18-19

Property Owner's Signature  Date: 6-18-19
(If Not Applicant)

B. REQUIRED SIGNATURE: TAX COLLECTOR

To be completed by the **Tax Collector:** The Office of the Tax Collector verifies that there are no outstanding taxes due by the Property Owner to the Town of Webster, MA.

*Note: Delinquent bills must be paid in full before your application can be processed.
Please make arrangements to pay all outstanding bills at the Tax Collector's Office.*

  6-19-19
Tax Collector's Office – Name (Please Print) Initial Date

Note: It is highly recommended that a pre-filing review of the Application packet by the Planning Department be conducted prior to submission to the Town Clerk.

 6/19/2019 3:00 PM
Town Clerk Signature Date Received Time Received

Affidavit ANR Plan Submittal


I, Ronald N. Tubman, PLS of Guerriere & Halnon, Inc.,
(Name of Surveyor/Engineer – Please Print)

hereby attest that all above information, required by the Webster Subdivision Rules and Regulations, is accurately and completely shown on the plan of land

dated June 19, 2019,

regarding MAP(s) 101 Block A LOT #(S) 1, 4, 4-4

on Henry Joseph Drive, Fort Hill Road in the Town of Webster
(property address) Grafton.

Signature: 

Address 1029 Providence Road

City / Town Whitinsville

State Massachusetts ZIP 01588

Phone: 508-234-6834